

H & H

HOUSE & HOME
PROPERTY AGENTS



Ty Perllan

Pwllmeyric, Chepstow, NP16 6JS

No onward chain £749,950



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Ty Perllan , Pwllmeyric, Chepstow, NP16 6JS

Currently in the process of being built, Ty Perllan is a unique contemporary family home situated in a highly sought-after location. Upon completion, the property will offer over 1900 square feet of living space set over two floors, showcasing the generous accommodation.

On the ground floor, a welcoming reception hall leads to an impressive open plan kitchen, dining, and living room. The high-end kitchen features a range of built-in appliances, with buyers having the option to select their preferred colour scheme at this stage of construction. The dining area opens out onto a sunny and private garden, while full-height windows in the living room flood the space with morning sunlight. Additionally, the ground floor includes a utility room and bathroom, again, at this this stage of the construction buyers have the option to select their preferred colour scheme. You will also find two further versatile rooms that can serve as bedrooms or additional living spaces.

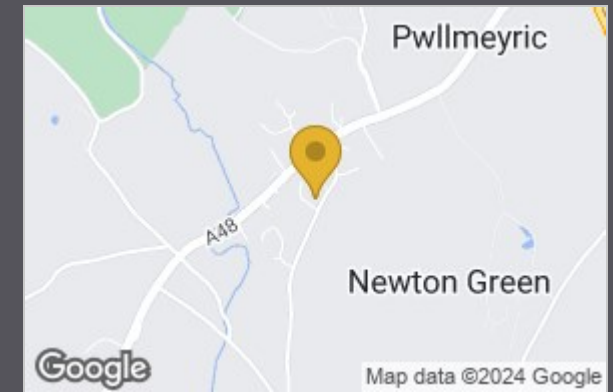
Moving to the first floor, a spacious landing provides access to the primary bedroom, which boasts full-height windows overlooking the picturesque countryside. The primary bedroom includes an en-suite shower room, as does the guest bedroom on this level. Buyers also have the opportunity to personalise the en-suite tiling schemes to suit their preferences.

Engineered vanilla oak flooring with underfloor heating is featured throughout the ground floor, while carpets and convector radiators are found on the first floor. The property is equipped with an eco-friendly air source heat pump for heating and hot water.

Outside, there is an attached garage and a gravel parking area for multiple vehicles. The gardens will be beautifully landscaped with flower beds, outdoor seating areas, and a large lawn area for enjoyment.



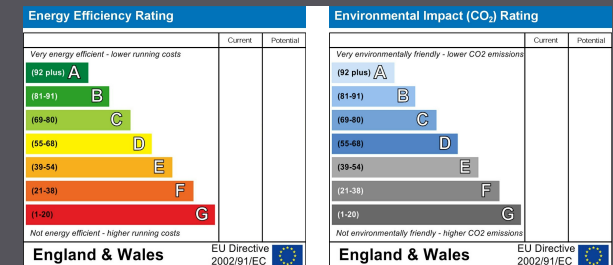
Area Map



Floor Plan



Energy Efficiency Graph



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